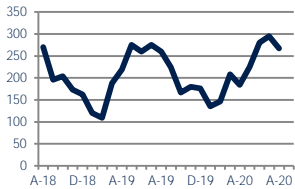


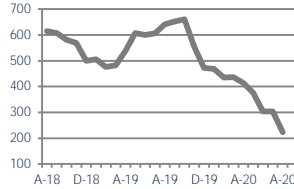


Units Sold 267



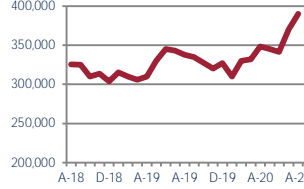
Up 3%
Vs. Year Ago

Active Inventory 223



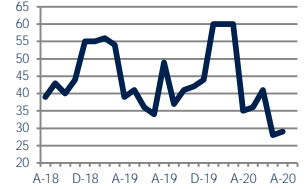
Down -65%
Vs. Year Ago

Median Sale Price \$390,000



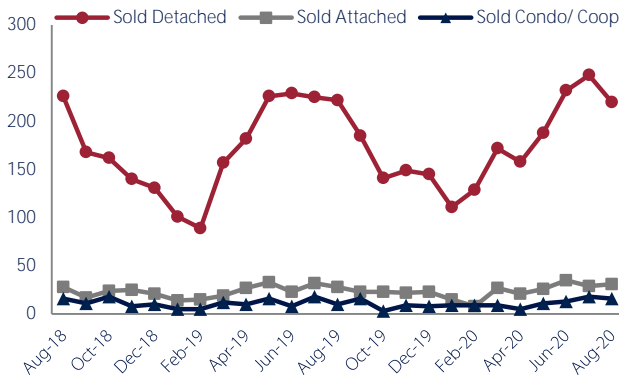
Up 15%
Vs. Year Ago

Days On Market 29



Down -41%
Vs. Year Ago

Units Sold*



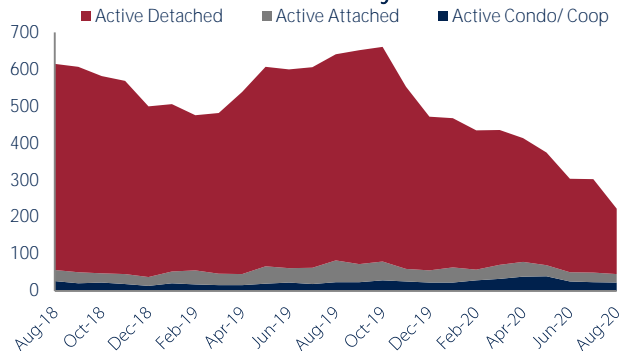
Units Sold

There was a decrease in total units sold in August, with 267 sold this month in Carroll County versus 295 last month, a decrease of 9%. This month's total units sold was higher than at this time last year, an increase of 3% versus August 2019.

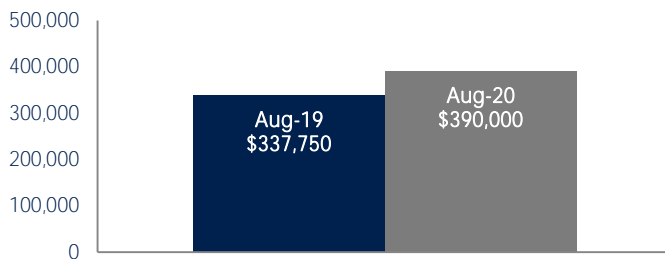
Active Inventory

Versus last year, the total number of homes available this month is lower by 418 units or 65%. The total number of active inventory this August was 223 compared to 641 in August 2019. This month's total of 223 is lower than the previous month's total supply of available inventory of 303, a decrease of 26%.

Active Inventory*



Median Sale Price



Median Sale Price

Last August, the median sale price for Carroll County Homes was \$337,750. This August, the median sale price was \$390,000, an increase of 15% or \$52,250 compared to last year. The current median sold price is 5% higher than in July.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

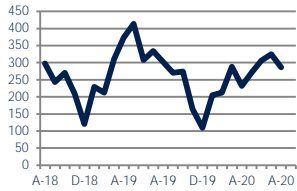


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of BRIGHTMLS or Long & Foster Real Estate, Inc.



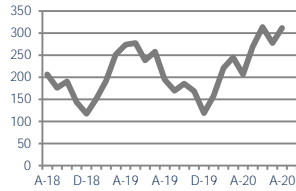


New Listings 286



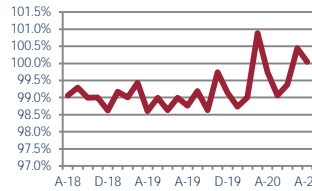
Down -5%
Vs. Year Ago

Current Contracts 312



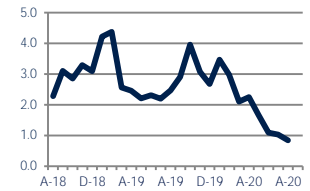
Up 60%
Vs. Year Ago

Sold Vs. List Price 100.0%



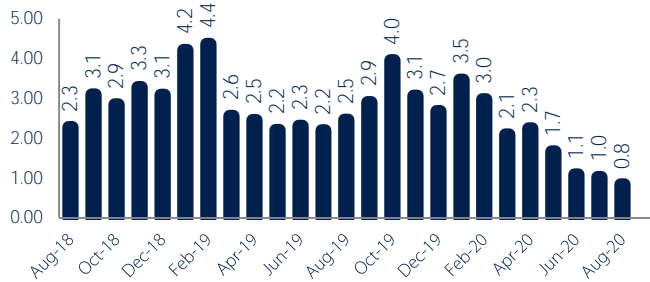
Up 1.3%
Vs. Year Ago

Months of Supply 0.8



Down -66%
Vs. Year Ago

Months Of Supply



Months of Supply

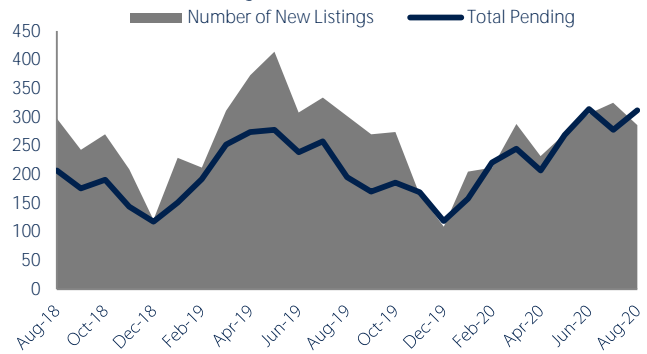
In August, there was 0.8 months of supply available in Carroll County, compared to 2.5 in August 2019. That is a decrease of 66% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

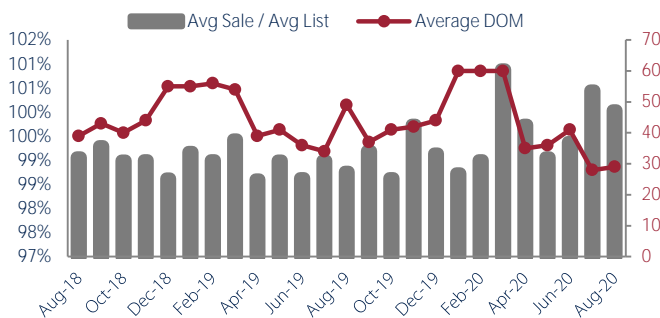
New Listings & Current Contracts

This month there were 286 homes newly listed for sale in Carroll County compared to 302 in August 2019, a decrease of 5%. There were 312 current contracts pending sale this August compared to 195 a year ago. The number of current contracts is 60% higher than last August.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In August, the average sale price in Carroll County was 100.0% of the average list price, which is 1.3% higher than at this time last year.

Days On Market

This month, the average number of days on market was 29, lower than the average last year, which was 49, a decrease of 41%.



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